



00 21 16 Att C WSF Preconstruction Work Plan

Project: Seattle Multimodal Terminal at Colman Dock

Date: INDUSTRY DRAFT #2

PRECONSTRUCTION														
Duration (Date to Date)		Number of Weeks					Number of Months							
10-Jul-15 31-Jul-17		107					25							
0												EC/MC CM		
Job Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title	Position /Title
Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name	Staff Name
Major Activities														
TASK 1 – PROJECT MANAGEMENT														
1.1.0 - Project Management														
1.1.1 - Draft Preconstruction Task Schedule														
1.1.2 - Draft Preconstruction Task Schedule Presentation Meeting														
1.1.3 - Final Preconstruction Task Schedule														
1.1.4 - Draft Project Management Plan														
1.2.0 Construction Plan														
1.2.1 - Initial Construction Plan														
1.2.2 - 90% Construction Plan														
1.2.3 - 90% Construction Plan Presentation Meeting														
1.2.4 - 90% List of Anticipated Construction Work Plans														
1.2.5 - 100% Construction Plan GC/CM Contract Requirement														
1.2.6 - Updates														
1.2.7 - Parking Plan for construction parking														
1.2.8 - Submittal Schedule/Log														
1.3.0 - Preconstruction ECP														
1.3.1 - Preconstruction ECP														
1.3.2 - Construction ECP														
1.3.3 - Monthly environmental & tribal commitment tracking summary														
1.4.0 - Subcontract Packaging														
1.4.1 - Subcontract Packaging 1/2 day Workshop w/WSF & design team														
1.4.2 - Initial Subcontract Packaging Plan														
1.4.3 - 90% Subcontract Packaging Plan														
1.4.4 - Subcontract Packaging Presentation half day Meeting														
1.4.5 - Final Subcontract Packaging Plan GC/CM Contract Requirement														
1.5.0 - Outreach Plan														
1.5.1 - Outreach Plan														
1.5.2 - Participate in a minimum of 3 off-site outreach events														
1.5.3 - 30% Draft Outreach Plan														
1.5.4 - Draft Outreach Plan Presentation Meeting														
1.5.5 - Final Outreach Plan GC/CM Contract Requirement														
1.6.0 - Monthly Progress Report														
1.6.1 - Monthly Progress Report														

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Major Activities														
TASK 2 – MEETINGS														
2.1.0 - Kick Off Meetings														
2.1.1 - Kick Off Meeting General 1/2 day														
2.1.2 - Kick Off Meeting 2H Safety														
2.1.3 - Kick Off Meeting 2H Quality														
2.1.4 - Kick Off Meeting 2H DBE														
2.1.5 - Kick Off Meeting 2H BIM														
2.1.6 - Kick Off Meeting 2H Environmental														
2.1.7 - Kick Off Meeting 2H LEED														
2.1.2 - Minutes of meeting within 2 business days														
2.2.0 - Monthly GC/CM Project Team Meetings														
2.2.1 - Monthly Project Team Meetings 2H														
2.2.2 - Meeting Agendas														
2.2.3 - Meeting Minutes														
2.3.0 - Special Meetings and Subject Specific Review Meetings														
2.3.1 - Special Meetings 8 EA - 1/2 day														
2.3.2 - Meeting Agendas														
2.3.3 - Meeting Minutes														
2.3.4 - A report for each workshop														
2.4.0 - Partnering During Preconstruction														
2.4.1 - Partnering During Preconstruction 1/2 day meeting														
2.4.2 - Recommendations w/ respect to purpose & objectives for the Partnering efforts, including a "Mission Statement" for the project.														
2.5.0 - Regular Constructability / Design Review Progress Meetings														
2.5.1 - Regular Design Progress Meetings - two per month														
2.5.2 - Constructability Log														
2.6.0 - Environmental and Tribal Team Progress Meetings														
2.6.1 - Environmental and Tribal Team Progress Meetings - monthly 2H EA														
2.6.2 - Environmental and Tribal Issues Log														
TASK 3 – CONSTRUCTION COST ESTIMATEs (30-60-90%)														
3.1.0 - Estimating Methodology Report														
3.1.1 - Draft Estimating Methodology Report within10 business days of NTP														
3.1.2 - Final Estimating Methodology Report within 20 business days of NTP														
3.2.0 - Construction Cost Estimate														
3.2.1 - 30% Baseline Construction Cost Estimate														
3.2.2 - 30% Baseline Construction Cost Estimate Presentation Meeting														
3.2.3 - Basis of Understanding for Negotiated Support Services														
3.2.4 - 60% Detailed Construction Cost Estimate														
3.2.5 - 60% Detailed Construction Cost Estimate Presentation Meeting														
3.2.6 - Updated Basis of Understanding to define Negotiated Support Services														
3.2.7 - 90% Detailed Construction Cost Estimate C/CM														
3.2.8 - 90% Detailed Construction Cost Estimate Presentation Meeting														
3.2.9 - Draft Basis of Understanding to define Negotiated Support Services														
3.3.0 - Estimating Support for Evaluation of Alternatives														
3.3.1 - Detailed Alternative Construction Cost Estimates														
3.4.0 - Final Construction Cost Estimate														
3.4.1 - Final detailed Final Construction Cost Estimate														

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TASK 4 – SCHEDULE DEVELOPMENT														
4.1.0 - Master Summary CPM Schedule														
4.1.1 - 30% Initial Master CPM Schedule (for the construction)														
4.1.2 - 30% Initial Master CPM Schedule Presentation Meeting														
4.1.3 - 60% Master CPM Schedule														
4.1.4 - 60% Master Summary CPM Schedule Presentation Meeting														
4.1.5 - 90% Master CPM Schedule														
4.1.6 - 90% Master CPM Schedule Presentation Meeting														
4.2.1 - Scheduling Support for Evaluation of Alternatives														
4.2.2 - Detailed Construction Fragnet Schedules														
4.3.0 - MACC Negotiation Construction Contract CPM Schedule														
4.3.1 - MACC Negotiation Construction Contract CPM Schedule														
GC/CM Contract Requirement														
TASK 5 – PROJECT REVIEW														
5.1.0 - Constructability Reviews and Value Engineering														
5.1.1 - Attend design presentation meetings														
5.1.2 - Attend meetings with WSF and its design team														
5.1.3 - Develop initial Constructability Logs														
5.1.4 - Final VE, Constructability and Risk Mitigation Recommendation Report														
5.2.0 - Maintenance of Operations														
5.2.1 - Attend up to 5 meetings with WSF and Water Taxi staff														
5.2.2 - 90% Draft Maintenance of Operations Report														
5.2.3 - Final Maintenance of Operations Plan														
5.3.0 - Environmental Reviews														
5.3.1 - Attend regular environmental coordination meetings as required														
5.3.2 - Attend with WSF, meetings with permitting and regulatory agencies														
5.3.3 - Attend meetings with WSF Environmental team to review constructability and value engineering items														
5.4.0 - Risk Management														
5.4.1 - Independent Risk Register														
5.4.2 -Quarterly Updated Risk Register														
5.4.3 - Draft Risk Allocation and Mitigation Recommendation Report														
5.4.4 - Final Risk Allocation and Mitigation Recommendations Report														
5.5.0 - Sustainability Practices Plan (SPP)														
5.5.1 - Conduct a half-day workshop with WSF, design team														
5.5.2 - Sustainability Practices Plan half Day Workshop with Design team and WSF														
5.5.3 - Draft Sustainability Practices Plan														
5.5.4 - Final Sustainable Practices Plan														
5.5.5 - Support the A/E team in documentation of the LEED scorecard at 30-60-90% design														
TASK 6 – MECHANICAL/ELECTRICAL/PLUMBING (MEP) SUBCONTRACTS														
6.1.0 - Early MEP subs qualification and selection														
6.1.1 - MEP Subcontracting plan and schedule														
6.1.2 - Advertise and complete final determination report														
6.1.3 - Issue MEP subcontracting bidding documents for WSF review														
6.1.4 - Advertise and complete selection process														
6.2.0 - All MEP subcontractor's participation														
6.2.1 - All MEP subcontractor's participation and specific Preconstruction services task deliverables shall support the GC/CM Preconstruction services deliverables schedule herein														

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Major Activities															
6.3.0 - Mechanical Preconstruction Services															
6.3.1 - Input to GC/CM Preconstruction Task Schedule															
6.3.2 - Input to GC/CM Construction Plan															
6.3.3 - Participate in GC/CM S/DBE Outreach Program															
6.3.4 - Attend Regular Project Meetings and Discipline Specific Meetings															
6.3.5 - 30% Construction Cost Estimate															
6.3.6 - 60% Construction Cost Estimate															
6.3.7 - 90% Baseline Mechanical Cost Estimate															
6.3.8 - Mechanical Alternative Cost Estimates															
6.3.9 - Final Mechanical Construction Cost Estimate															
6.3.10 - Input with GC/CM CPM Schedule at 90% and 100%															
6.3.11 - Provide Constructability Review of Mechanical Systems at 90%															
6.3.12 - Provide Value Engineering Review of Mechanical Systems															
6.3.13 - Provide Mechanical system BIM services															
6.4.0 - Electrical Preconstruction Services															
6.4.1 - Input to GC/CM Preconstruction Task Schedule															
6.4.2 - Input to GC/CM Construction Plan															
6.4.3 - Participate in GC/CM S/DBE Outreach Program															
6.4.4 - Attend Regular Project Meetings and Discipline Specific Meetings															
6.4.5 - Add 30% Cost Estimate															
6.4.6 - Add 60% Cost Estimate															
6.4.7 - 90% Baseline Mechanical Cost Estimate															
6.4.8 - Electrical Alternative Cost Estimates															
6.4.9 - Final Electrical Construction Cost Estimate															
6.4.10 - Input with GC/CM CPM Schedule at 90% and 100%															
6.4.11 - Provide Constructability Review of Electrical Systems at 90%															
6.4.12 - Provide Value Engineering Review of Electrical Systems															
6.4.13 - Provide Electrical system BIM services															
TASK 7 – BUILDING INFORMATION MODELING															
7.1.1 Building Information Modeling (BIM)															
TASK 8 – SUPPLEMENTAL TASK RESOURCES															
8.1.1 Supplemental Task-Specific Staffing Resources as requested by WSF															
Hours															
Rate															
Subtotal															
Total \$															